

Prepared by and Return to:

Mitchell, McNutt & Sams, P.A.
Attn: Scott R. Hendrix, MSB No. 10680
P.O. Box 7120
Tupelo, MS 38802
(662) 842-3871

INDEXING INSTRUCTIONS: Northwest ¼ and Southwest ¼, Section 22, Township 3 South, Range 7 West, DeSoto County, Mississippi.

TRUSTEE'S DEED

GRANTOR:

Scott R. Hendrix, Trustee
Renasant Bank
P. O. Box 7120
Tupelo, MS 38802-7120
662-842-3871

TO:

GRANTEE:

Renasant Bank
P. O. Box 709
Tupelo, MS 38802
662-680-1001

This indenture entered into on this the 8th day of July, 2009, by and between Scott R. Hendrix, as Trustee of the First Part, and Renasant Bank as Grantee of the Second Part;

WHEREAS, on the 9th day of May, 2006, Billy Todd Homes, Inc. executed and delivered a certain Deed of Trust unto Scott R. Hendrix, Trustee, Renasant Bank, beneficiary, to secure an indebtedness therein described which Deed of Trust is recorded as Book 2,470, Page 43, of the land records on file in the office of the Chancery Clerk of DeSoto County, Mississippi; and re-recorded at Book 3,040, Page 661 of the land records on file in the office of the Chancery Clerk of DeSoto County, Mississippi, in order to correct an error in the legal description; and

WHEREAS, on the 22nd day of February, 2008, Billy Todd Homes, Inc. executed and delivered a certain Deed of Trust unto Scott R. Hendrix, Trustee, Renasant Bank, beneficiary, to secure an indebtedness therein described which Deed of Trust is recorded as Book 2,862, Page 502, of the land records on file in the office of the Chancery Clerk of DeSoto County, Mississippi, and is taken as a renewal and extension and not in cancellation of a previous Deed of Trust as recorded in Book 2,470, Page 43, of the land records on file in the office of the Chancery

Clerk of DeSoto County, Mississippi; and re-recorded at Book 3,040, Page 655 of the land records on file in the office of the Chancery Clerk of DeSoto County, Mississippi, in order to correct an error in the legal description; and

WHEREAS, default having been made in the performance of the conditions of said Deeds of Trust in the payment of the said indebtedness as it became due; and

WHEREAS, the entire indebtedness secured thereby having been declared due and payable; and

WHEREAS, the undersigned having been directed to execute the trust therein contained and to sell the real property under the provisions of said Deeds of Trust for the purpose of raising said secured and unpaid indebtedness, including Attorney's fees; and

WHEREAS, that in default of the payment of certain indebtedness due by Billy Todd Homes, Inc., to Renasant Bank and secured by said Deeds of Trust conveying the property hereinafter described, the undersigned as Trustee aforesaid, in pursuance of the provisions of said Deeds of Trust did, on the 12th day of June, 2009, proceed to advertise said property for sale as directed in said Deed of Trust by publishing notice of sale for three consecutive weeks preceding such sale, in the DeSoto Times Tribune, a newspaper published in Hernando, Mississippi, such publications being on, June 16, 23, 30, and July 7, 2009, proof of publication being attached hereto and marked Exhibit "A", and by posting notice of sale at the DeSoto County Courthouse in Hernando, Mississippi, and fixing the 8th day of July, 2009, for the time and the DeSoto County Courthouse, Hernando, Mississippi, for the place of making said sale, and thereupon on the 8th day of July, 2009, at the place aforesaid, within legal hours, I, as Trustee aforesaid, did offer for sale for cash the following described property embraced in said Deeds of Trust, to wit:

DESCRIPTION OF A 31.9 ACRE PARCEL CONTAINING 35 LOTS AS PART OF THE COUCH-DAVIS TRACT IN PART OF THE NORTHWEST AND SOUTHWEST QUARTERS OF SECTION 22; TOWNSHIP 3 SOUTH; RANGE 7 WEST; DESOTO COUNTY, MISSISSIPPI.

Beginning at the intersection of the centerline of Getwell Road and the south right of way of Holly Springs Road (60 feet wide), said point being 934.64 feet south of the northwest corner of Section 22; Township 3 South; Range 7 West; thence south 964.55 feet along the centerline of Getwell Road to the southwest corner of the Flowers lot; thence north 89 degrees 08' east 466.13 feet to the southeast corner of the Flowers lot; thence north 32 degrees 32' east 145.86 feet to the southwest corner of the Gailey lot; thence south 74 degrees 17' east 240 feet to the southwest corner of the Lynchard lot; thence south 72 degrees 01'25" east 397.54 feet to the southeast corner of said Lynchard lot; thence north 2 degrees 24' 53" west 195.29 feet to the southwest corner of the Pulliam lot; thence south 72 degrees 25' 14" east 361.50 feet to the southeast corner of the Pulliam lot : thence north 2 degrees 24' 53" west 384.50 feet to the northeast corner of the Pulliam lot and a point in the south right of way of Holly Springs Road (60 feet wide)and the point of beginning of the following parcel: thence southeast 1173.06 feet along the south right of way of Holly Springs Road to the northeast corner of the Couch-Davis tract; thence south 1130 feet along

the east line of said tract to the southeast corner of the Couch – Davis tract; thence west 1337.24 along the south line of said tract to the southwest corner of lot 19 of Section A of Pecan Estates; thence north 12 degrees 54' 09" east 347.17 feet to the northwest corner of lot 19; thence north 28 degrees 20' 19" east 50.19 feet to the southwest corner of lot 18; thence north 14 degrees 16' 47" east 286.72 feet to the northwest corner of said lot 18; thence north 2 degrees 24' 53" west 260.00 feet to a point; thence north 2 degrees 24' 53" west 384.50 feet to a point in the south right of way of Holly Springs Road; then along said right of way in a southeasterly direction to the point of beginning and containing 31.9 acres more or less.

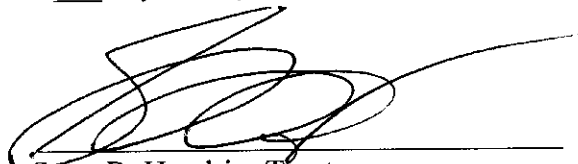
LESS AND EXCEPT: Lot 13, Pecan Estates Subdivision, situated in Section 22, Township 3 South, Range 7 West, DeSoto County, Mississippi, to which plat reference is made for a more particular description of said property, and plat is recorded in Plat Book 107, Pages 6-7, in the Chancery Clerk's Office, DeSoto County, Mississippi.

And thereupon Renasant Bank bid for the same the sum of Seven Hundred Thirty Three Thousand Two Hundred Dollars (\$733,200.00) for the above referenced property, which being the highest and last bid therefor, the same was struck off to Renasant Bank, who was declared the purchaser of the property described herein.

Therefore, in consideration of premises and the payment of the sum of \$733,200.00, the receipt of which is hereby acknowledged, I hereby sell and convey to Renasant Bank said property so sold as aforesaid.

This sale is made by me as Trustee only and without warranty of any kind whatsoever.

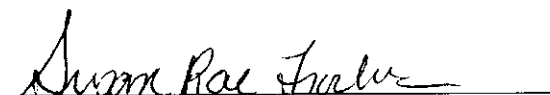
WITNESS MY SIGNATURE this, the 8th day of July, 2009.


Scott R. Hendrix, Trustee

STATE OF MISSISSIPPI
COUNTY OF LEE

This day personally appeared before me, the undersigned authority in and for the county and state aforesaid, Scott R. Hendrix, who acknowledged that he signed and delivered the above and foregoing Trustee's Deed on the day and year therein mentioned as his own act and deed.

Given under my hand and seal this, the 8th day of July, 2009.


Notary Public



DESOTO TIMES-TRIBUNE

PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

Diane Smith personally appeared before me the undersigned in and for said County and State and states on oath that she is the **CLERK** of the DeSoto Times-Tribune, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 4 consecutive times, as follows, to-wit:

TRUSTEE'S SALE NOTICE

WHEREAS, on the 9th day of May, 2008, Billy Todd Homes, Inc. executed and delivered a certain Deed of Trust unto Scott R. Hendrix, Trustee, Renasant Bank, beneficiary, to secure an indebtedness therein described which Deed of Trust is recorded as Book 2,470, Page 43, of the land records on file in the office of the Chancery Clerk of DeSoto County, Mississippi; and re-recorded at Book 3,040, Page 661 of the land records on file in the office of the Chancery Clerk of DeSoto County, Mississippi, in order to correct an error in the legal description; and

WHEREAS, on the 22nd day of February, 2008, Billy Todd Homes, Inc. executed and delivered a certain Deed of Trust unto Scott R. Hendrix, Trustee, Renasant Bank, beneficiary, to secure an indebtedness therein described which Deed of Trust is recorded as Book 2,862, Page 502, of the land records on file in the office of the Chancery Clerk of DeSoto County, Mississippi, and is taken as a renewal and extension and not in cancellation of a previous Deed of Trust as recorded in Book 2,470, Page 43, of the land records on file in the office of the Chancery Clerk of DeSoto County, Mississippi; and re-recorded at Book 3,040, Page 655 of the land records on file in the office of the Chancery Clerk of DeSoto County, Mississippi, in order to correct an error in the legal description; and

WHEREAS, default has been made in the payment of the indebtedness secured by said Deeds of Trust, which default continues, and Renasant Bank, the legal holder of the note secured by said Deeds of Trust, having requested the undersigned to sell the property described hereinafter for the purpose of satisfying the indebtedness and costs of sale.

Volume No. 114 on the 16 day of June, 2009
Volume No. 114 on the 23 day of June, 2009
Volume No. 114 on the 30 day of June, 2009
Volume No. 114 on the 7 day of July, 2009
Volume No. _____ on the _____ day of _____, 2009
Volume No. _____ on the _____ day of _____, 2009

Diane Smith

Sworn to and subscribed before me, this 13 day of July, 2009

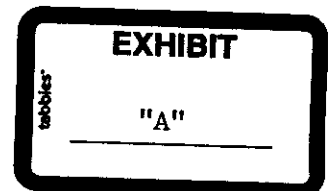
BY Judy H. Douglas

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
MY COMMISSION EXPIRES: JANUARY 16, 2013
BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED



A. Single first insertion of 850 words @ .12 \$ 102.00
B. 3 subsequent insertions of 2550 words @ .10 \$ 255.00
C. Making proof of publication and depositing to same \$ 3.00
TOTAL PUBLISHER'S FEE: \$ 360.00

2445 Hwy. 51 South, Hernando, MS 38632 • 662.429.6397 • Fax: 662.429.5229



NOW, THEREFORE, notice is hereby given that I, the undersigned Trustee, will on the 8th day of July, 2009, at the East front door of the DeSoto County Courthouse in Hernando, Mississippi, within legal hours, offer for sale, at public outcry, to the highest bidder for cash, the following described property in DeSoto County, Mississippi, to wit:

DESCRIPTION OF A 31.9 ACRE PARCEL CONTAINING 35 LOTS AS PART OF THE COUCH-DAVIS TRACT IN PART OF THE NORTHWEST AND SOUTHWEST QUARTERS OF SECTION 22; TOWNSHIP 3 SOUTH; RANGE 7 WEST; DESOTO COUNTY, MISSISSIPPI.

Beginning at the intersection of the centerline of Getwell Road and the south right of way of Holly Springs Road (60 feet wide), said point being 934.84 feet south of the northwest corner of Section 22; Township 3 South; Range 7 West; thence south 964.56 feet along the centerline of Getwell Road to the southwest corner of the Flowers lot; thence north 89 degrees 08' east 466.13 feet to the southeast corner of the Flowers lot; thence north 32 degrees 32' east 145.86 feet to the southwest corner of the Gailey lot; thence south 74 degrees 17' east 240 feet to the southwest corner of the Lynchard lot; thence south 72 degrees 01' 25" east 397.54 feet to the southeast corner of said Lynchard lot; thence north 2 degrees 24' 53" west 195.29 feet to the southwest corner of the Pulliam lot; thence south 72 degrees 25' 14" east 361.50 feet to the southeast corner of the Pulliam lot; thence north 2 degrees 24' 53" west 384.50 feet to the northeast corner of the Pulliam lot and a point in the south right of way of Holly Springs Road (60 feet wide) and the point of beginning of the following parcel: thence southeast 1173.06 feet along the south right of way of Holly Springs Road to the northeast corner of the Couch-Davis tract; thence south 1130 feet along the east line of said tract to the southeast corner of the Couch - Davis tract; thence west 1337.24 feet along the south line of said tract to the southwest corner of lot 18 of Section 22 of Pecan Estates; thence north 12 degrees 54' 09" east 347.17 feet to the northwest corner of lot 19; thence north 28 degrees 20' 19" east 50.19 feet to the southwest corner of lot 18; thence north 14 degrees 16' 47" east 286.72 feet to the northwest corner of said lot 18; thence north 2 degrees 24' 53" west 280.00 feet to a point; thence north 2 degrees 24' 53" west 384.50 feet to a point in the south right of way of Holly Springs Road; then along said right of way in a southeasterly direction to the point of beginning

38 JPT 31.9 acres

LESS AND EXCEPT: Lot 13, Pecan Estates Subdivision, situated in Section 22, Township 3 South, Range 7 West, DeSoto County, Mississippi, to which plat reference is made for a more particular description of said property, and plat is recorded in Plat Book 107, Pages 6-7, in the Chancery Clerk's Office, DeSoto County, Mississippi.

Such title will be conveyed as is vested in me as Trustee aforesaid.

This, the 12th day of June, 2009.

/s/ Scott R. Hendrix

Scott R. Hendrix, Trustee

PUBLISH: June 16, 23, 30, and July 7, 2009.